

MERIEULT MANSION, STABLE SITE

718 TOULOUSE ST.

NEW ORLEANS, LOUISIANA

[DATA PAGES ONLY]

HABS
LA.

36-NEWOR

44.

Toulouse St

J. Bague

Antonio Agusti

Royal St

39

46.3

59.7

13.4

48

J.B. Trapobler

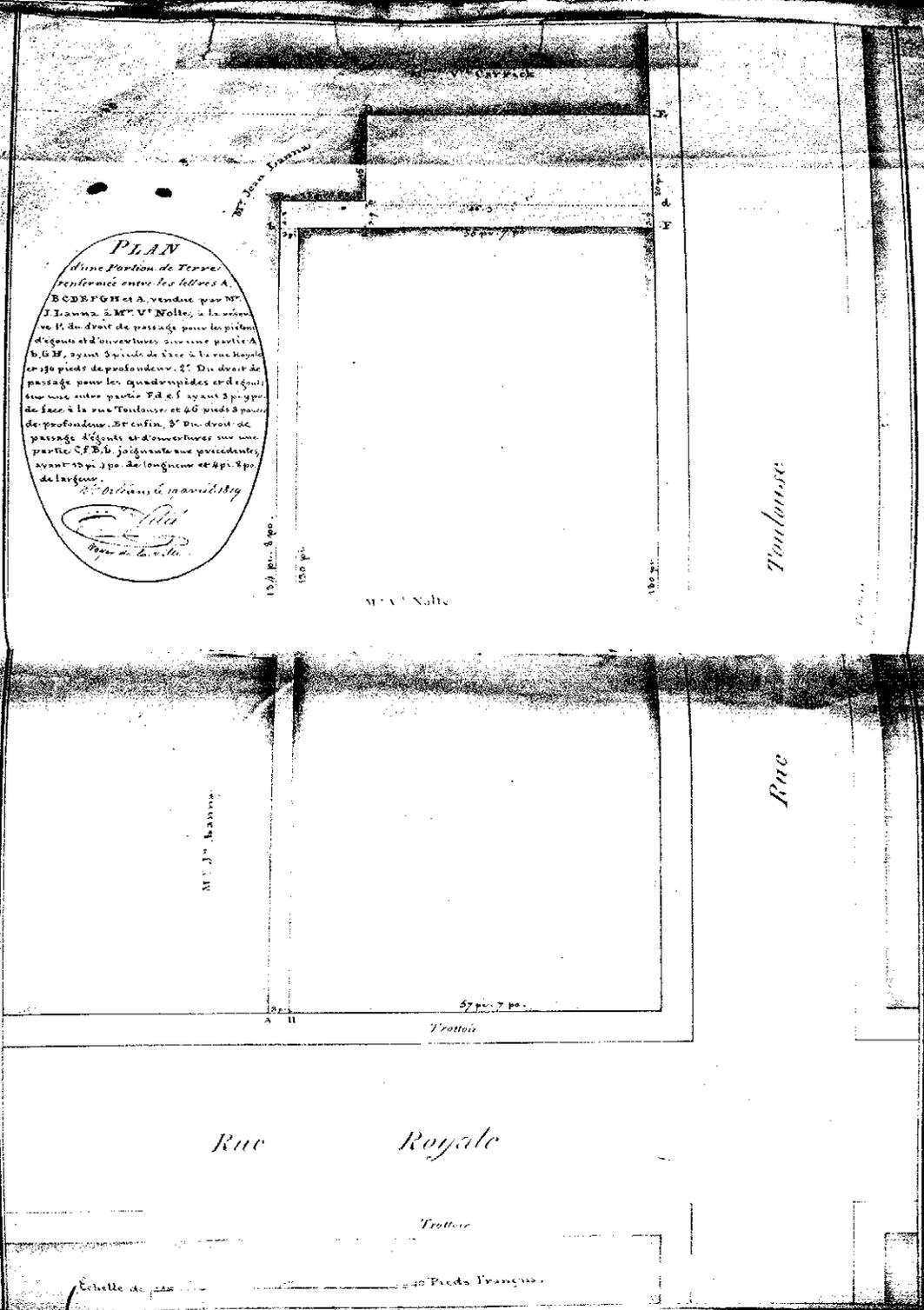
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PLAN
d'une Portion de Terre
renfermée entre les lillies A.
 B C D E F H et A. vendue par M^r
 J. L. L. à M^r V. Nolte, à la condi-
 ve H. du droit de passage pour les piéces
 d'égouts et d'ouvertures sur une partie A
 b, G H, ayant 3 pieds de face à la rue royale
 et 30 pieds de profondeur. 2^e Du droit de
 passage pour les quadruplides et d'égout
 sur une autre partie F d et E ayant 2 pieds
 de face à la rue Toulouse et 46 pieds 3 pouces
 de profondeur. Et enfin, 3^e Du droit de
 passage d'égouts et d'ouvertures sur une
 partie C, F, B, b joignant aux précédentes,
 ayant 15 pi. 3 po. de longueur et 4 pi. 9 po.
 de largeur.

M. Nolte, à Paris le 11 Mars 1789

J. L. L.
Notaire de la ville.

Copie de la vente de la terre de Nolte



Copie de la vente de la terre de Nolte

Copie de la vente de la terre de Nolte

718 Toulouse Street
Site of the Merieult Stables

This lot formed a part of the original Merieult property, which included what is now 527-531 Royal Street, the corner property, and 714 Toulouse Street. On the rear portion of it was located the Merieult stables. There was a common alley six feet wide between it and the adjoining property on the Royal Street side, and also another common alley three feet wide connecting it with Royal Street and lying between the corner property and the Merieult Mansion.

Jean Lanna acquired the portion of this property that it is now occupied by the front garden on May 16th, 1818, by mortgage from the Merieult Estate. Vincent Nolte then acquired it, and it became a part of the corner property.

When Theodore Moreau acquired it in 1830, he erected a small warehouse on the lot, as is shown on a drawing of the house next door at 720-722-724 Toulouse Street, in Plan Book 44, folio 76, Notarial Records, dated 1854. This warehouse is also mentioned by Mrs. W. F. Dewhirst in a letter attached to the file on the Merieult Mansion.

The Moreaus sold the property in 1880, and on May 9th, 1889, it was acquired by John H. Trapolin, and became once more a part of the old Merieult property. Mrs. Dewhirst writes: "My father (John H. Trapolin) then bought the place around 1888 to build a private home for his family, where we resided for years."

On July 19th, 1921, Mrs. Louise Larippe, widow of Charles Brana, acquired the property and held it until it was purchased by Col. L. Kemper Williams in 1938, and the building reconditioned by Mr. Richard Koch, architect. It is for this reason sometimes referred to as the "Old Brana House."

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718 TOULOUSE ST.
(Old Brana House)

SITE MERIEULT MANSION STABLES

- - - - -

(A certain lot of ground, together with all the buildings and improvements thereon, situated in the 2nd. district, Square #62, bounded by Royal, Toulouse, St. Louis and Bourbon streets, designated by the letter "Y" on a sketch of E.L. Eustis, D.C.S., June 10, 1921, annexed to an act passed before F.D. Charbonnet, Notary Public, July 19th, 1921, which said lot begins at a distance of 138' 5' 4'" from the corner of Royal street and measures thence 22' 11' 4'" on Toulouse street by 127' 5' 4'" on the side line parallel to Bourbon street, running toward St. Louis street, thence measures 33' 2'" on a line parallel to Toulouse street, running toward Royal street, thence 63' 11'" on a line parallel to Royal street, running toward Toulouse street, thence 10' 9'" on a line parallel to Toulouse street, running toward Bourbon street, thence 63' 6' 4'" on a line parallel to Royal street, running to a point of beginning on Toulouse street, composed of Lots "A", "B", & "E" and Common Alley "C". Improvements known as No. 718 Toulouse street).

- - - - -

March 13, 1935 Present Owners: Jules L. Brana and Cyprien J. Brana
C.O.B. each acquired an undivided 1/2 interest from the succession
481 p. 199 of their mother, Mrs. Louise Larippe, widow of Charles Brana,
#211,112, Civil District Court.
(Buildings & Improvements)

- - - - -

Jul 19, 1921 Notary Public, F.D. Charbonnet,
C.O.B. Mrs. Louise Larippe, widow of Charles Brana acquired
337 p 215 from the American Homestead Ass'n. \$4,300.00.
(Buildings & Improvements)

- - - - -

Jul 19, 1921 Notary Public, F.D. Charbonnet
C.O.B. American Homestead Ass'n. acquired from the Widow and
337 p 214 Heirs of John B. Trapolin. \$5,700.00.

- - - - -

Page 2.

The following transfers refer to Lot "A" only.

May 9, 1889
C.O.B.
128 p 817

Notary Public, Jules F. Meunier, Act #54 (Annexed)
John B. Trapolin acquired from Jean, alias Jeantout
Begue. \$950.00.
(Buildings & Improvements)

- - - - -

Apl 3, 1880
C.O.B.
112 p 374

Notary Public, Amedee Ducatel,
Jean, alias Jeantout, Begue acquired from Theodore
Leaveau. (\$10,000.00 with other property)
(Buildings & Improvements)

- - - - -

Mar 25, 1880
C.O.B.
112 p 347

Notary Public, Amedee Ducatel,
Theodore Leveau acquired from Louis Theodore Julien
Moreau, and Mrs. Pauline Cecile Louise Moreau, wife
of Louis Marie Muzard Bupertrey Dubertret.
\$9,250.00 with other property.
(Buildings & Improvements)

- - - - -

Mar 8, 1880

Louis Theodore Julien Moreau, and Mrs. Pauline Cecile
Louise Moreau, wife of Louis Marie Muzard Bupertrey
Dubertret each acquired an undivided 1/2 interest from
the succession of their father, Theodore Moreau,
#40891, Second District Court.
(Buildings & Improvements)

- - - - -

Feb. 1, 1850

Notary Public, Amedee Ducatel, Act #43,
Theodore Moreau acquired from the Consolidated Ass'n.
of Planters of Louisiana, 1,000 piastres.
(Buildings & Improvements)

- - - - -

May 15, 1829

Notary Public, Felix de Armas, Act #654, (Annexed to
Chain on #535-537 Royal St.) L'Association Consolidee
des Cultivateurs de la Louisiane, acquired from Jean
Baptiste La Branche, 40,000 piastres, with other
property.
(Buildings & Improvements)

Page 3.

Mar 9, 1821

Notary Public, Marc Lafitte, page #84,
Jean Baptiste La Branche acquired from Vincent Nolte
& Co. 45,000 piastres, with other property.
Bounded by property of Jean Lanna on one side and by
that of the Widow Garrick on the other.
(No buildings on property at this time)

- - - - -

Apr 28, 1819

Notary Public, Marc Lafitte, p.195 (Annexed)
Vincent Nolte & Co. acquired from Jean Lanna.
7,000 piastres.

- - - - -

(Jean Lanna acquired by mortgage from Merieult
Succession)

- - - - -

July 6, 1798

Notary Public, Carlos Ximines, p 910. (Annexed
to Chain on #527-533 Royal St.) Jean Francois Merieult
acquired from Don Suriway de la Rue, through Don Felix
Dematere, Agent, 2,000 pesos.

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Note: The following chain refers to Lots "B" and "E" only:

May 10, 1878
C.O.B.
111 p 508

Notary Public, Jules F. Meunier, Act #40,
John B. Trapolin acquired from Mrs. Anna Barbara Benz,
widow of Theodore Danflous. \$8,500.00, with other
property. This transfer also included Lot "D" fronting
63' 11" on Royal street - being the Casa Miro place.
(Buildings & Improvements)

- - - - -

From this date back the chain on Lots "B" & "E" is
identical with the chain on Lot "D", which latter lot
is the Casa Miro property, fronting 63' 11" on Royal
street, by 159' in depth.

- - - - -

Note: The following chain refers to Common Alley "C" only:

May 7, 1839
C.O.B.
129 p 844

Notary Public, Jules F. Meunier, Act #52
John B. Trapolin acquired from the Consolidated Ass'n.
of Planters of Louisiana.

- - - - -

May 13, 1829

Notary Public, Felix de Armas, Act #654,
L'Association Consolidee des Cultivateurs de la
Louisiane acquired from Jean Baptiste La Branche,
40,000 piastres with other property.

- - - - -

Note:

From this date back, the chain on Common Alley "C" is
identical with the chain on the property located at
535-537 Royal street, the latter being the former
property of Vincent Nolte & Co.

Passed before Julee F. Meunier, N.P.
Sale of property by Jean, alias Jeanot
Begue to Jean Baptiste Trapolin.

-----the following described property, to-wit; a portion of ground with the buildings and improvements thereon, rights, ways and privileges thereunto belonging or, in any wise appertaining, situate, lying and being in the square bounded by Toulouse, Bourbon, St.Louis and Royal Streets, measuring sixteen feet three inches or more front on Toulouse Street by forty six feet three inches in depth between parallel lines.

Being the same property which the said Begue acquired by purchase from Theo. Leveau, per act passed before Am. Ducatel, Notary in the city on the third of April, 1880.

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Act #654, Notary Public, Felix
de Armas, May 16, 1829, is filled with data
on 535-537 Royal Street, this folder.

Page 195
Marc Lafitte N.P.

718 Toulouse Street
Sale of Property by J. Lanna
to Vincent Nolte Co.
April 28th 1819.

Before Marc Lafitte, notary public commissioned for the City and parish of New Orleans, second Senatorial District of the State of Louisiana, therein residing, and in presence of the hereafter named and undersigned witnesses, were present - Mr. Jean Lanna, owner, residing in this City, who declares selling, ceding and transferring by these presents, from this day and forever with promise of guarantee from all troubles evictions and other obstacles as well as debts and mortgages, including the ones mentioned in the certificate of the conservator for this City as of this date- here represented and given access to which is established, that, a property belonging to Mr. Lanna situated in this City on Royal and Toulouse streets and which portion of ground the object and purpose of this act is mortgaged in favor of the succession of Mr. Jean Francois Merieult as security for payment of the sum of Eighteen thousand five hundred seventy five piastres, in addition to the general mortgage resulting from a bail of Twenty two thousand six hundred seventy nine piastres twenty six cents which the said Lanna signed in solido with Mr. Jean Rondeau, as per act in the clerk's office of the Probate Court, April 17th Eighteen hundred fifteen in favor of the Judge of the Court of this Parish for the purpose of the tutorship of minor Jean Louis Ionau bestowed upon Mr. Rondeau, which results in said mortgage, the vendor promises warranty to the purchasers hereafter named. To Messrs. Vincent Nolte & Co., merchants residents of this City here represented by Mr. Vincent Nolte, one of them, being present who accepts and acquires for them, their heirs or having cause,-

A portion of ground situated in this City, having twenty feet front on Toulouse street by a regular depth of forty six feet three inches, bounded on one side by the property of Widow Carrick; and on the other side by a portion of ground which, as will be described, as part of the present sale, with conditions that will be expressed, and in the depth by the one of the vendor, and 2- Another portion of ground used and to be used forever as community passageway, by the vendor and the purchasers, as will be hereafter stipulated, Which portion last mentioned has three feet front on the Royal street side separating the properties of the contracting parties, on the depth of One hundred thirty feet, and on the Toulouse street side three feet nine inches front nine inches front on Toulouse street by a depth of fifty nine feet seven inches subject to conditions stipulated that this last portion of ground is to be subject totally and forever for the use and servitude of the vendor his heirs or having cause.

As a passageway, drains and other openings for this convenience which the purchaser declares accepting as one of the conditions of this present sale in good faith of the execution of which the present sale was consented to.

Page 195
Marc Lafitte, n.p.

Said portion of lots of ground presently sold were measured and drawn according to a figurative plan, here shown, to be annexed to this present act, by Mr. Joseph Pilie, surveyor of this city as of the nineteenth day of this month, On which plans the portions of ground being sold by this present act are confined between the letters A, B, C, D, E, F, G, H, and A to its limitations. The right of usage for the pedestrians, drains and openings, or a portion A, d, G, H, having three feet front on Royal street and One hundred thirty feet in depth; 2- The privilege of passage for quadrupeds, drains and on another portion F, d, e, f. having three feet nine inches front on Toulouse and forty six feet three inches in depth and finally 3- the right of passageway, drains and openings on the portion c, f, B, G, adjoining the preceding ones, being thirteen feet four inches long and four feet eight inches wide, to which figurative plan the contracting parties declare referring to as part of this act.

Which property presently sold is the one of Mr. Jean Lanna, vendor which is part of the one he acquired at public sale of the property left by Jean Francois Merieult, at his death as per act before the undersigned notary, the first day of last March.-

The present sale is made and consented to for and in consideration of the sum of Seven thousand piastres which the purchasers promise and obligate themselves to pay and redeem. Three thousand five hundred piastres, on the fifteenth day of August of this present year and a like amount on february 15th of the next year Eighteen hundred twenty.

And to this effect the said purchasers delivered two notes, by them consented, as of this day, each one for the sum of three thousand five hundred piastres, payable at maturity which has been agreed upon-

To Mr. Jean Lanna, vendor who acknowledges same and gives discharge to said purchaser with proviso of payments at maturity.

By means of this present act, the vendor transfers to the said purchasers all rights of ownership which he has or may have to the said two portions of ground designated and sold in accordance with this act, and for the said purchasers who from this day acknowledge themselves in good lawful ownership to enjoy, have and dispose of with full rights as to the first portion of lot, and to enjoy and use the second portion as agreed and stipulated, thus done which act Done and passed at New Orleans in this office April 28th 1819, the forty third year of the Independence of the United States in the presence of Messrs. Jean Francois Chatry and Jacques Joly witnesses, residents who signed with the contracting parties and the undersigned notary after lecture thereof.

One word scratched null.

Jques Joly

J.N. Lanna,

Chatry

Vincent Nolte
by Vincent nolte

Mc. Lafitte, N.P.

Page 195
Marc Lafitte

718 Toulouse
28 Avril 1819

Vente de propriete par
Jean Lanna a Vincent Nolte Co.

Pardevant Marc Lafitte, notaire public commissionne pour la Ville et Paroisses de la Nouvelle-Orleans, Second District Senatorial de l'Etat de la Louisiane, y demeurant et en presence des temoins cy apres nommes et soussignes,

Fut present; Mr. Jean Lanna, proprietaire demeurant en cette ville lequel declare vendre, ceder et transporter, comme de fait il vend cede et transfert, par ces presentes, des maintenant et a toujours avec promesse de garantie de tous troubles, evictions et de tous autres empchemens quelconques, ainsi que de toutes dettes et hypotheques, meme de celle mentionnees au certificat du conservateur en cette ville, a la date de ce jour, ici represente et donne en communication par la quel il est etabli qu'une propriete appartenante au dit Sieur Lanna, situee en cette ville, rue Royale et Toulouse, et dont la portion de terre qui va etre l'objet du present acte fait partie est hypotheque en faveur de la succession de Mr. Jean Francois Merieult pour la surete du paiement d'une somme de Dix huit mille cinq cent soixante quinze piastres, de plus d'une hypotheque generale resultant d'un cautionnement de vingt deux mille six cent soixante dix neuf piastres vingt six cents, que le dit sieur Lanna a souscrit, solidairement avec le sieur Mr. Jean Rondeau, par acte au Greffe de la Cour des Prauves du dix sept Avril Mil huit cent quinze en faveur du Juge de la Cour de cette paroisse, pour raison de la tutelle du mineur Jean Louis Ionau, deferee au Sieur Rondeau; des effects des quelles hypotheques le sieur vendeur promet de garantir les sieurs acquereurs cy apres denommes sous toute responsabilite de droits.-

A Messrs Vincent Nolte et Co. negociants demeurant en cette ville, ici representes par le Sieur Vincent Nolte l'un deux, ici present qui accepte et acquiert pour eux, leurs heritiers ou ayant causes,

1. Une portion de terre situee en cette ville, ayant vingt pieds de face a la rue Toulouse, sur une profondeur reguliere de quarante six pieds trois pouces, bornee d'un cote par la propriete de Madame Veuve Carrick; d'autre cote par une portion de terre qui; comme il va etre exprime, va faire partie de la presente vente sous les reserves qui seront exprimees, et dans la profondeur, par celle du dit sieur vendeur; et 2.- Une autre portion de terre servant et devant servir a perpetuite, de passage comun entre les sieurs vendeurs et acquereurs comme il sera dit cy-apres,

La quelle derniere portion de terre a trois pieds de face, du cote et sur la rue Royale, divisant les pro prietes respectives des parties contractantes sur une profondeur de cent trente pieds; et a du cote de la rue toulouse, trois pieds neuf pouces de face a la dite rue Toulouse sur une profondeur de cinquante neuf pieds sept pouces sous la condition expresse que cette derniere portion de terre soit assujettie en totalite, a une servitude reelle et perpetuelle en faveur du dit vendeur, ses heritiers, ou ayant cause.

pour passage tous egouts et toutes ouvertures a sa conveniencce ce que les dits sieurs acquereurs declarent accepter comme une clause exprimee de la presente vente sous la foi de l'execution de la quelle la presente vente a ete consentie.

Les quelles portions de terre presentement vendues ont ete mesurees et relevees d'apres un plan figuratif ici represente, et qui sera annexe aux presente acte, par Mr. Joseph Pille, voyer de cette ville sous la dite date du dix-neuf de ce mois, Dans le quel plan les portions de terre qui sont vendues au present acte sont renfermees entre les lettres A,B,C,D,E,F,G,H, et A la reserve,

1. - Du droit de passage pour les pietons, d'egouts et d'ouvertures sur une partie A,b G, H ayant trois pieds de face a la rue Royale et cent trente pieds de profondeur: 2.- De droit de passage pour les quadrupedes et d'egouts sur une autre partie F.d,e,f, ayant trois pieds neuf pouces de face a la rue Toulouse et quarante six pieds trois pouces de profondeur et enfin 3.-

Du droit de passage, d'egouts et d'ouvertures sur une partie C,f,B,G, joignant les precedentes ayant trente pieds quatre pouces de longueur et quatre pieds huit pouces de largeur. Au quel plan figuratif les parties contractantes declarent se referer, comme faisant partie du presente acte.

Laquelle propriete presentement vendue, est celle du sieur Jean Lanna, vendeur, comme faisant partie de celle qu'il a acquise a la vente publique des biens delaissees par Mr. Jean Francois Merieult a son deces, et suivant acte au rapport du notaire soussigne sous la date du premier Mars dernier.

La presente vente est faite et consentie pour et moyennant la somme de Sept mille piastres que les sieurs acquereurs promettent et s'obligent de payer et quitter, Savoir.-

Trois mille cinq cents piastres, au quinze du mois d'aout presente annee et pareille somme de trois mille cinq cents piastres qu quinze fevrier de l'annee prochaine, Mil huit cent vingt. Et a cet effet, les dits sieurs acquereurs ont fait remise de deux billets par eux consentis, a la date de ce jour chacun d'eux de la somme de trois mille cinq cents piastres, payables aux epoques qui viennent d'etre determinees, aux dit sieur Jean Lanna, vendeur qui le reconnait le declare, et en donne decharge aux dits sieurs acquereurs, sous la condition de leurs paiements a leurs echeances Et moyennant l'execution de tout ce qui'est exprime au present acte, le sieur vendeur transporte aux dits sieurs acquereurs tous les droits de propriete qu'il a et peur avoir sur les deux portions de terre, ou terrains, dssignes et vendues au present acte et pour par lee dits sieurs acquereurs qui des ce jour s'en reconnaissent en bonne et reelle possession, jouir, faire et disposer, en toute propriete de la premiere portion de terrain, et jouir et user de la seconds, comme il a ete convenu et etabli. Car ainsi et ere (sic)

Dont acte, Fait et passe a la Nouvelle Orleans en l'etude, le vingt huit Avril mil huit cent dix neuf,- L'an quarante trois de l'Independance des Etats-Unis d'Amrique, en presence de Messrs. Jean Francois Chatry et Jacques Joly, Temoins domicilies qui ont signe avec les parties contractantes et le notair public soussigne, apres lecture faite.

Un mot raye nul aux presentes.

Jques Joly

Chatry

J.N.Lanna

Vincent Nolte

par Vincent Nolte

Mc Lafitte not.pub.

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Plan

of a portion of land enclosed by the letters A, BCDEFGH and A, sold by Mr. J. Lanna to Mr. Vt.Molte, with privileges:- the right of passageway for pedestrians, drains and openings on a portion A, B, G, H, having 3 feet front on Royal and 150 feet depth. 2nd.-Right of passageway for quadrupeds and drains on another portion F,d, e, f, having 3 ft. 9 in.front on Toulouse and 46 Ft. 3 inches in depth. And finally, 3rd.- the right of passageway for drains and openings on a portion C,f,R,b, joining to the preceding having 15 ft. 4 in. in length and 4 Ft. 8 in. in width.

New Orleans, the 19th of April - 1919

Jh. Pillie
Surveyor of the city.

527-533 ROYAL ST. (Rear)

718 TOULOUSE ST.

- - -

Act passed before Carlos Ximines, Notary Public, dated July 6th, 1798,
page #910:

Being a sale of property by Don Felix Dematere, Agent for
Don Surivay de la Rue, to Don Juan Francisco Merieult.

- - -

Know all men that I, Don Felix de Matere, a resident of this city
by virtue of a power of attorney granted to me by Don Surivay de la Rue,
passed before Don Rafael Perdono, Notary Public on the 7th day of May, 1784;
which said power of attorney has never been revoked and is considered
sufficient authority for the present act, do by this act sell and deliver
unto Don Juan Francisco Merieult and Don Francisco Siben, commercial partners
and residents of this city:

A half lot of ground measuring thirty feet front by one hundred and
twenty feet deep situated on Toulouse street, and bounded on one side by the
property of Don Luis Adam, and on the other by that of the purchasers
herein; which half-lot of ground is the same that I purchased by virtue of
my said power of attorney from Don Pedro Jose Pellison by an act passed
on the 25th day of May, 1785, in Burdeos, before Barron y Bouan, Notary Public;
and which I now sell together with all of its entrances and exits, uses,
rights, customs, and servitudes which by right belong to it, free of all
mortgages or hypothecations;

For the price and consideration of Two Thousand Pesos, Mexican coin,

x x x x x

In testimony whereof this act is dated in the City of New Orleans
on the 6th day of July, 1798, and I, Notary, declare that the parties who
have signed the same are known to me; the witnesses being Don Luis Lioteau;
Don Jacinte de Ayala and Don Antonio Rodriguez, present.

Felix Dematere

Merieult & Siben

Before:

Carlos Ximines,
Notary Public.

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527-33 ROYAL ST.

718 TOULOUSE ST.

Act passed before Carlos Ximines, Notary Public, dated July 6th, 1798, page #910

Being a sale of property by Felix Dematere, Agent for Don Surivay de la Rue, to Don Juan Francisco Merieult.

Separe que yo Don Felix de Matere, vecino de esta ciudad, apoderado de Don Surivay de la Rue segun consta del que me confiere ante el don Rafael Perdono, a los siete de mayo de mil settecientos ochenta y quatro que puro no me revocado y que es bastante para lo que se tratara, usando de el otorgo que vendo realments y con efecto a Don Juan Francisco Merieult y Don Francisco Diben, companeros, vecinos, y del commercio de esta dicha ciudad:

Un media terreno compuesta de treinta pies de frente con ciento y veinte de fondo situado que esta en la calle de Tolosa y lindando de un lado con el de Luis Adam y del otro con otro de los compradores, y es el mismo que compro mi poder dante de Don Pedro Jose Pellison, por escritura pasada a los veinte y cinco de mayo de mil settecientos ochenta y cinco, en Burdeos, ante el Escribano Barron y Bouan, y los vendo dicho medio terreno con sus entradas y salidas, usos, costumbres, derechos y servidumbres y tiene y le pertenecen de derecho, por libre de garvamen y:

Por precio de dos mil pesos fuertes del cunio Mexicane, etc.

x x x x x

En cuyo testimonio es fecha la carta en la ciudad de Nueva Orleans a seis de julio de mil setts. noventa y ocho - Yo, el Esno, ay fe conosco a los otorgantes que firmaron, siendo testigos Don Luis Lioteau, Don Jacinto de Ayala, y Don Antonio Rodriguez, presentes.

Felix Dematere

Merieult & Diben

Anterior:

Carlos Ximines
Esno Pubco.